

SNAPSHOT of HOME Program Performance--As of 09/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Washington County Consortium**

State: **OR**

PJ's Total HOME Allocation Received: **\$23,662,380**

PJ's Size Grouping*: **B**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
			PJs in State:	6			
Program Progress:							
% of Funds Committed	90.83 %	94.90 %	5	95.51 %	10	14	
% of Funds Disbursed	86.24 %	90.97 %	5	87.58 %	31	35	
Leveraging Ratio for Rental Activities	8.04	5.24	1	4.86	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	90.66 %	96.80 %	6	82.17 %	46	40	
% of Completed CHDO Disbursements to All CHDO Reservations***	78.79 %	84.79 %	5	71.17 %	60	59	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	78.00 %	90.10 %	6	81.54 %	31	32	
% of 0-30% AMI Renters to All Renters***	28.80 %	51.54 %	6	45.68 %	18	21	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	99.73 %	1	96.19 %	100	100	
Overall Ranking:			In State:	5 / 6	Nationally:	51 54	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$58,222	\$46,939		\$27,510	250 Units	62.80 %	
Homebuyer Unit	\$30,184	\$14,287		\$15,239	67 Units	16.80 %	
Homeowner-Rehab Unit	\$14,421	\$19,962		\$20,932	81 Units	20.40 %	
TBRA Unit	\$0	\$1,515		\$3,121	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Washington County Consortium OR

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$109,619	\$140,768	\$15,429
State:*	\$107,563	\$118,318	\$20,145
National:**	\$98,643	\$77,150	\$23,791

CHDO Operating Expenses:
(% of allocation)

PJ:	4.3 %
National Avg:	1.2 %

R.S. Means Cost Index: 1.02

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	48.4	52.2	91.4	0.0
Black/African American:	4.0	6.0	1.2	0.0
Asian:	1.2	9.0	1.2	0.0
American Indian/Alaska Native:	0.0	3.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.8	1.5	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.8	0.0	0.0	0.0
Asian/Pacific Islander:	1.6	1.5	2.5	0.0

ETHNICITY:

Hispanic	43.2	26.9	3.7	0.0
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HOUSEHOLD SIZE:

1 Person:	25.6	17.9	33.3	0.0
2 Persons:	12.0	11.9	24.7	0.0
3 Persons:	16.4	14.9	11.1	0.0
4 Persons:	23.2	25.4	14.8	0.0
5 Persons:	12.8	11.9	7.4	0.0
6 Persons:	5.2	9.0	3.7	0.0
7 Persons:	2.0	1.5	2.5	0.0
8 or more Persons:	2.8	7.5	2.5	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	18.8	16.4	25.9	0.0
Elderly:	11.6	1.5	29.6	0.0
Related/Single Parent:	24.8	20.9	11.1	0.0
Related/Two Parent:	38.4	59.7	16.0	0.0
Other:	6.4	1.5	17.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	20.8	1.5 [#]
HOME TBRA:	0.0	
Other:	9.2	
No Assistance:	70.0	

of Section 504 Compliant Units / Completed Units Since 2001 161

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Washington County Consortium

State: OR

Group Rank: 51
 (Percentile)

State Rank: 5 / 6 PJs

Overall Rank: 54
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	90.66	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	78.79	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	78	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	1.94	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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